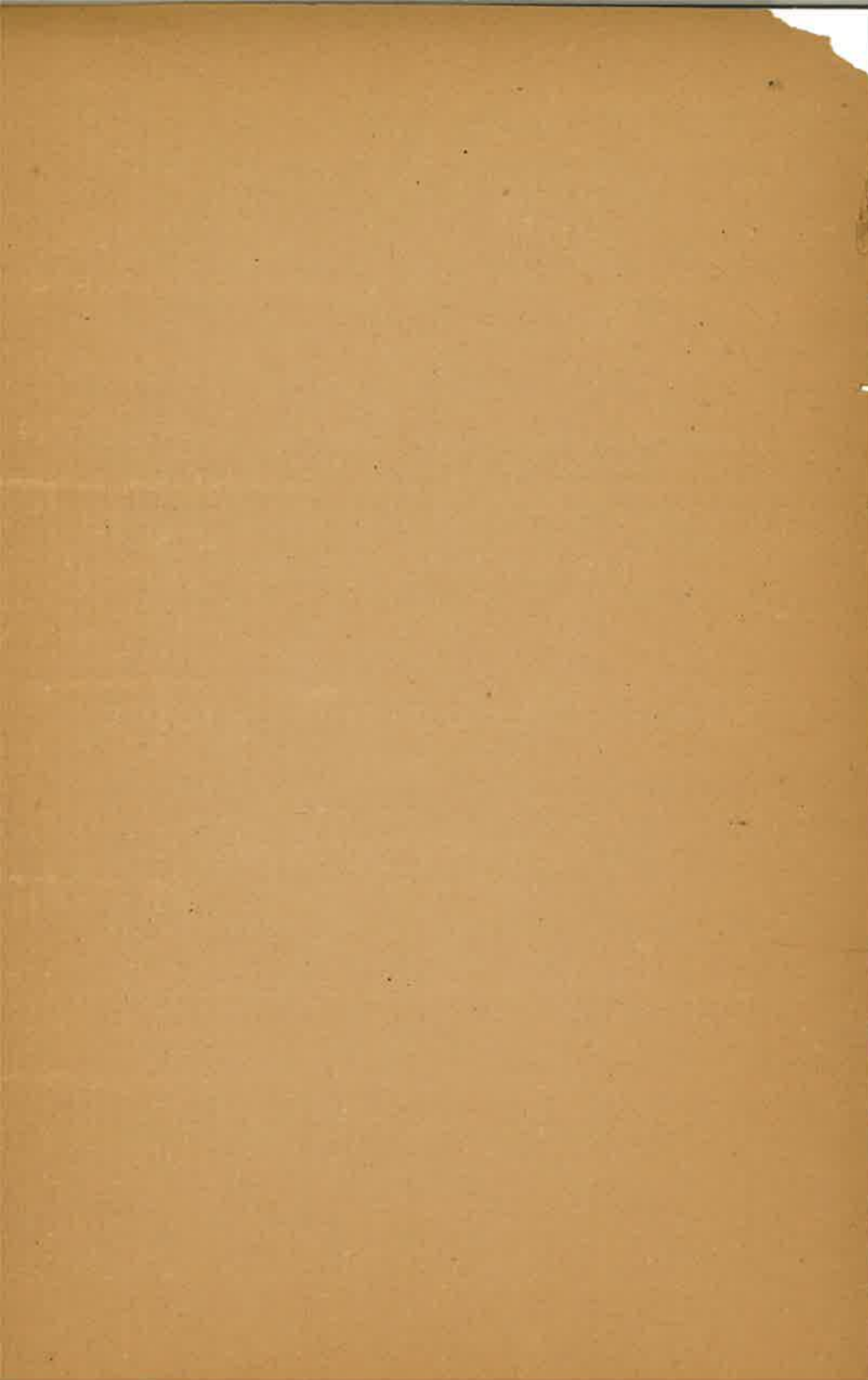

FIFTY-NINTH ANNUAL REPORT.

Mount Auburn Cemetery.

JANUARY 1, 1891.



ANNUAL REPORT
OF THE
TRUSTEES
OF THE
Cemetery of Mount Auburn,
FOR 1890,
TOGETHER WITH
THE REPORTS
OF THE
TREASURER AND SUPERINTENDENT.

FIFTY-NINTH YEAR.

BOSTON:
ALFRED MUDGE & SON, PRINTERS,
No. 24 FRANKLIN STREET.
1891.

OFFICERS OF THE CORPORATION FOR 1891.

Trustees.

RICHARD M. HODGES	.	.	.	.	.	.	.	<i>Term expires in</i>	1891.
DAVID R. WHITNEY	.	.	.	.	.	.	.	" "	1891.
ISRAEL M. SPELMAN	.	.	.	.	.	.	.	" "	1892.
JEROME JONES	.	.	.	.	.	.	.	" "	1892.
WILLIAM S. EATON	.	.	.	.	.	.	.	" "	1893.
ROGER WOLCOTT	.	.	.	.	.	.	.	" "	1893.
SAMUEL R. PAYSON	.	.	.	.	.	.	.	" "	1894.
T. QUINCY BROWNE	.	.	.	.	.	.	.	" "	1894.
HENRY A. RICE	.	.	.	.	.	.	.	" "	1895.
CHANNING CLAPP	.	.	.	.	.	.	.	" "	1895.
J. MONTGOMERY SEARS	.	.	.	.	.	.	.	" "	1896.
CHARLES F. CHOATE	.	.	.	.	.	.	.	" "	1896.

President.

ISRAEL M. SPELMAN.

Treasurer.

H. B. MACKINTOSH.

Secretary.

L. G. FARMER.

Superintendent.

JAMES W. LOVERING.

Office of the Corporation.

5 TREMONT STREET,
BOSTON.

Office of the Superintendent.

AT THE CEMETERY,
P. O. ADDRESS, CAMBRIDGE, MASS.

*Orders for work on lots may be given at the office of the Superintendent
or sent by mail to his address.*

FIFTY-NINTH ANNUAL REPORT.

The Trustees herewith submit the fifty-ninth annual report, together with the reports of the Superintendent and the Treasurer.

The results of the year have been successful. The receipts from sales and other sources have been larger than in the previous year, while the expenses have not been proportionally increased. The exhibit of the various funds is as follows : —

The Repair fund amounts to \$643,700.28, showing an increase of \$42,747.10 for the year.

The Permanent fund amounts to \$298,108.55, showing a gain of \$11,226.69.

The General fund has increased \$6,107.65, and amounts to \$74,488.54.

During the past year the Secretary has been engaged in preparing an abstract of the deeds of the proprietors. It has occupied much time, and the work has been done with ability and intelligence. The abstract fills three thick folio volumes, and is intended for consultation and use in the Boston office. The original volumes have been removed to Cambridge and stored in the brick fire-proof vaults of the corporation. The original documents can be readily consulted, when desired, on application to the Superintendent, while their safety is insured against dangers from fire or otherwise, in buildings not owned by the corporation.

At the last annual meeting suggestions were made in regard to a new plan of the property owned and occupied by the corporation, to be printed in the next annual report ; and also as to the expediency of preparing a new catalogue of the proprietors. Both suggestions were laid by the President before the Board of Trustees, and by them favorably received. A new plan has accordingly been pre-

pared, and will be found at the end of the present report. It exhibits all the lands owned and occupied by the corporation, whether taxable or not. The lots outside of the cemetery proper are held like other individual property, and are subject to taxation, and may be sold at the discretion of the Trustees. The land within the cemetery proper is exempt from taxation, and sacred to interments.

The new catalogue of lots, their owners and other matters connected therewith, is now in preparation, and will probably be issued during the present year. Accuracy in a catalogue is all-important; it was thought best, therefore, to insure accuracy by awaiting the completion of the abstracts of the deeds before commencing upon the catalogue, — hence some delay has ensued.

The new greenhouse, principally for tropical plants, mentioned in our last report as in process of construction, has been completed. It was planned by the Superintendent, and constructed under his supervision. He thus describes the new structure: —

“The frame consists of ten iron trusses about eight feet apart, resting upon a brick-and-stone foundation seventy-three feet long, and twenty-eight feet wide. Upon these trusses, at intervals of about four feet, are bolted purlins of angle iron to which, for supporting the glass, are attached cypress mullions, the only wood used in the construction of the house. The house is glazed with double-thick glass eighteen inches wide. Heat is furnished by the circulation of hot water from a sectional boiler through twenty-four two-inch pipes, and the boiler power has proved sufficient to maintain a temperature of sixty-five degrees during the coldest night of the present winter, without unduly forcing the fires.”

The building has so far answered all our expectations, and much credit is due to the Superintendent for his skilful designing and supervision.

Early in the summer, the weakness of the water-pipes leading from the pumping-house to the reservoir on Mount Auburn was revealed by an unexpected accident. Lightning, glancing from a splintered tree, entered the ground and severely shattered the

pipes. These pipes were laid nearly thirty years ago, and were of a fashion then common, but now not much in use. They consisted of sheet-iron, cemented inside and outside, and have really rendered good service to the present time. Repeated bursting of the pipes showed the necessity of renewals. The danger of being left with insufficient water to keep in good order our numerous lots under perpetual care and our ornamental grounds was imminent. The Trustees decided at once that new cast-iron pipes should be laid, and they were immediately ordered. They were delivered in season to be laid in the ground before the severe frosts of the winter set in. The new pipes are eight inches in diameter, weighing fifty pounds to the foot, and have been laid from the engine-house through Larch, Poplar and Walnut avenues, a distance of twenty-six hundred and seventy-four feet. A branch eighteen hundred and seventy feet leaves the main line at Walnut, corner of Fir, avenues, and extends through Fir and Spruce avenues to the lawn. The total weight of the new pipes is one hundred and twelve tons. To complete the water-works, about two thousand feet more of iron pipe should be laid in the coming year: and then in all probability no further outlay will be required until our pumping-engines need renewal.

The Superintendent's report shows, among other matters, that ten granite curbings and forty-six iron fences have been removed during the past year; an increased movement in this direction, which is gratifying. The severity of our climate renders frequent repairs of curbings and fences necessary, and their removal insures the lots against all chance of dilapidation and neglect.

The Trustees again call attention to their offer, on page 15, to remove single-chamber tombs with their entrances above ground, free of expense. It is highly desirable that these unsanitary tombs should be removed.

For the Trustees,

ISRAEL M. SPELMAN,

President.

TREASURER'S REPORT

RECEIPTS.

Cash balance from preceding year		\$13,453.65
He has received from sundry parties, —		
For sale of lots	\$23,104.25	
“ deposits in receiving tomb	801.00	
	<u>\$23,905.25</u>	
For deeds, transfers, etc.	254.00	
“ labor and material on lots	57,881.41	
Interest on loan	1,375.56	
From Massachusetts Hospital Life Insurance Company, for income on Permanent Fund	8,000.00	
From Massachusetts Horticultural Society, for one quarter part of expenditures, as follows: —		
Grading Birch to Eagle and Cherry avenues . .	\$120.94	
“ Glen avenue (Watriss lot)	884.56	
	<u>\$955.50</u>	
One quarter of	238.87	
		<u>91,655.09</u>

\$105,108.74

MOUNT AUBURN CEMETERY.

9

FOR THE 59TH YEAR, 1890.

EXPENDITURES.

He has paid sundry parties, —	
For labor (pay roll)	\$36,247.99
“ materials	12,407.07
“ repairs of buildings and fences	1,032.42
“ account new greenhouse	3,365.41
“ new water main	6,721.15
	<hr/>
	\$59,874.04
For expenses, — salaries	7,866.62
“ office expenses	2,539.24
“ taxes on real estate	726.07
“ abstract of deeds	1,108.50
“ investment	5,000.00
“ insurance	100.00
To amount paid Massachusetts Horticultural Society for its proportion of sales	5,599.31
“ amount paid Massachusetts Hospital Life Insurance Company for Permanent Fund	7,804.75
“ graves purchased	\$75.00
“ receiving tomb drawback	33.00
	<hr/>
	108.00
	<hr/>
	\$90,721.53
Balance in hands of Treasurer	14,387.21
	<hr/>
	\$105,108.74
	<hr/>

RECEIPTS AND EXPENDITURES OF THE REPAIR FUND.

Balance in hands of Treasurer, as per last report	\$22,943.18	
He has received, —		
From notes receivable	\$110,500.00	
“ endowments	35,859.00	
“ income of investments	30,947.28	
		177,306.28
		<u>\$200,249.46</u>
He has paid for said account, —		
For care and improvement of lots	\$24,059.18	
“ notes receivable	175,000.00	
		\$199,059.18
Balance in hands of Treasurer		1,190.28
		<u>\$200,249.46</u>

REPAIR FUND.**PROPERTY.**

Endowments for perpetual repair of lots, as per last report	\$600,953.18	
Additions during the year	42,747.10	
		<u>\$643,700.28</u>
Invested as follows: —		
Notes receivable, secured by mortgage	\$624,700.00	
\$10,000 Boston City Bonds	9,710.00	
30 shares Atlas National Bank, cost	2,970.00	
20 shares Atlantic National Bank, cost	2,700.00	
20 shares Shawmut National Bank, cost	2,430.00	
		<u>\$642,510.00</u>
Cash in hands of Treasurer		1,190.28
		<u>\$643,700.28</u>

GENERAL FUND.**CASH ASSETS.**

Cash in hands of Treasurer	\$14,387.21	
Notes receivable	53,000.00	
Bills for labor and material uncollected	\$8,837.53	
Less due sundry parties for labor and material	1,736.20	
		<u>7,101.33</u>
		<u>\$74,488.54</u>

PERMANENT FUND.

Deposited with Massachusetts Hospital Life Insurance		
Company, as per last report		\$286,881.86
Deposited in December, 1890	\$7,804.75	
Interest	3,421.94	
		<hr/> 11,226.69
		<hr/> <hr/> \$298,108.55

THE OTHER PROPERTY OF THE CORPORATION

Consists of nearly 136 acres of cemetery grounds, with avenues and paths, water works for the supply of fountains and watering purposes, and underground pipes and drains, chapel and statuary, observatory, receiving tomb, gateway and other structures, reception house, and 5,620 feet of land on Mount Auburn street, Superintendent's house, greenhouses, and 61,170 feet between Brattle and Mount Auburn streets, the Coolidge lot on Grove street, containing about six acres, and the Stone meadow on the east side of Coolidge avenue, containing about five acres, on which are located the stables and other buildings.

Respectfully submitted,

H. B. MACKINTOSH, *Treasurer.*

Boston, Jan 1, 1891.

This certifies that we have examined the books and accounts of the Treasurer of the Proprietors of the Cemetery of Mount Auburn for the year eighteen hundred and ninety, and have found them correctly kept and properly balanced, with satisfactory vouchers for all payments.

The certificates of stock and other evidences of property were found in accordance with the statements of his accounts.

In the general account there appears to be a balance in the hands of the Treasurer of \$14,387.21, and in the fund for repairs, \$1,190.28.

T. QUINCY BROWNE, } *Committee on Finance.*
HENRY A. RICE, }

JANUARY 14, 1891.

PERPETUAL REPAIR OF LOTS.

It is provided by Art. VIII. of the By-Laws as follows : —

DONATION IN TRUST. — "The Trustees may receive in trust from a Proprietor any sum of money, the *income* of which shall be appropriated to the repair of his lot, according to the terms of trust expressed in the form provided."

PERPETUAL REPAIR, WITH GUARANTY. — "The Trustees may also guarantee the *perpetual* repair of lots, upon the payment of such a sum as the Committee on Lots shall deem sufficient for that purpose, a form for which is also provided.

"All such sums shall collectively constitute a separate fund, called the 'Repair Fund,' and shall be invested in the public debt of the United States, or in that of the State of Massachusetts, or in the debt of any of the counties, cities, or towns of this State, or in mortgages of real estate in any city in Massachusetts, or in first-mortgage bonds, or debenture bonds of railroads not mortgaged, of any railroad company incorporated under the authority of this Commonwealth, which has earned and paid regular dividends for the two years next preceding such investment.

"Each lot in relation to which such a contract shall have been made shall be credited, in a book kept for the purpose, with the principal sum paid on account of said lot; and at the close of each year a ratable proportion of the net income of the whole Repair Fund shall be carried to its credit, in conformity with the terms of said contracts."

RECONVEYANCE IN TRUST. — "A Proprietor who shall have contracted with the corporation for the care and preservation of his lot forever, desiring to place the same in perpetual trust, for the purpose of restricting the right of burial, or for any other legitimate object, may, with the consent of the Committee on Lots, reconvey such lot

to the corporation, to hold the same forever, for the uses and trusts expressed in his deed of reconveyance; reserving to himself, and to such as may be beneficiaries thereunder, the right of admission, and such supervision as may not be inconsistent with the rights which have vested in the corporation."

Annexed to the GUARANTEE CONTRACT is a report by the Superintendent, with drawings, describing in detail the condition of the lot and structures thereon. The amount deposited is an *insurance FOREVER* that the lot and its belongings shall always be maintained in the condition shown in the report, which is made the basis of the contract.

To cover all the contingencies of the near and remote future, a sum is fixed, the income of which will be sufficient to provide for the care of the grass, including resodding, and the repair and renewal of such tomb, curb, monument, or headstone; as shown in Superintendent's report.

If any monument or headstones are added subsequent to the contract, they can be covered in the same manner.

After a contract for perpetual repair, with *guaranty*, has been made, the lot may be reconveyed to the corporation, *in trust*, naming in the deed the persons thereafter to be interred. The *title* to the lot being thus vested in the corporation, a *perfect security* is given that the wishes of the proprietor will be carried out.

Under the contract for DONATION IN TRUST, the *income* of any sum deposited is applied to the care and preservation of the lot.

The necessary forms for provision by will for the above are given herewith.

J. W. LOVERING,
Superintendent.

CEMETERY OF MOUNT AUBURN.

FORM FOR CLAUSE IN WILL TO BEQUEATH MONEY FOR "PERPETUAL
REPAIR, WITH GUARANTY," OF LOT.

I hereby direct my executors to pay to the Proprietors of the Cemetery of Mount Auburn such sum of money as may be found necessary to obtain from said corporation a contract for the Perpetual Repair, with Guaranty, of my Lot, No. _____ on the way called _____ in said cemetery.

FORM FOR CLAUSE IN WILL DIRECTING "RECONVEYANCE OF LOT TO
CORPORATION, IN TRUST."

[Reconveyance is only accepted after a Contract for Perpetual Repair, with Guaranty, has been made.]

I hereby authorize and empower my executors to reconvey my Lot, No. _____, in trust, to the Proprietors of the Cemetery of Mount Auburn, in consideration of the Contract of Perpetual Repair, with Guaranty, for the purpose of securing it as a burial-place for myself and the following persons:

and no other interments to be allowed.

PRICES FOR THE CARE OF LOTS,

ADOPTED BY THE TRUSTEES

FOR 1891.

SIZE OF LOT.	CARE.	TOP-DRESSING.	
100 square feet.	\$1.50	\$1.00	Larger lots at special rates.
200 " "	2.00	1.50	
300 " "	3.00	2.00	Lots containing fractional
400 " "	4.00	2.50	parts of 100 feet will be
500 " "	5.00	3.00	charged the rate of the
600 " "	6.00	3.50	next larger size, when that
700 " "	7.00	4.00	fraction exceeds 50 feet.
800 " "	8.00	4.50	

Proprietors are requested to mail their orders to Superintendent, Cambridge.

Estimates for grading and sodding, and repairs on lots, including cleaning monuments and headstones, will be furnished to proprietors on application, personally, or by letter, at Superintendent's office, Cambridge. Iron fences and granite copings removed without expense to proprietors who will be credited with any excess over cost of removal.

Single-chamber tombs, with entrance above ground, will be removed, the lot regraded, and the necessary reinterments made, without charge, except for boxes, brick graves, resodding, or corner posts when required.

Orders for foundations for monuments and headstones should specify, either by diagram or accurate description, the exact location in the lot which is desired, and should be given *at least two weeks before wanted.*

PLAN OF

MC NABURN

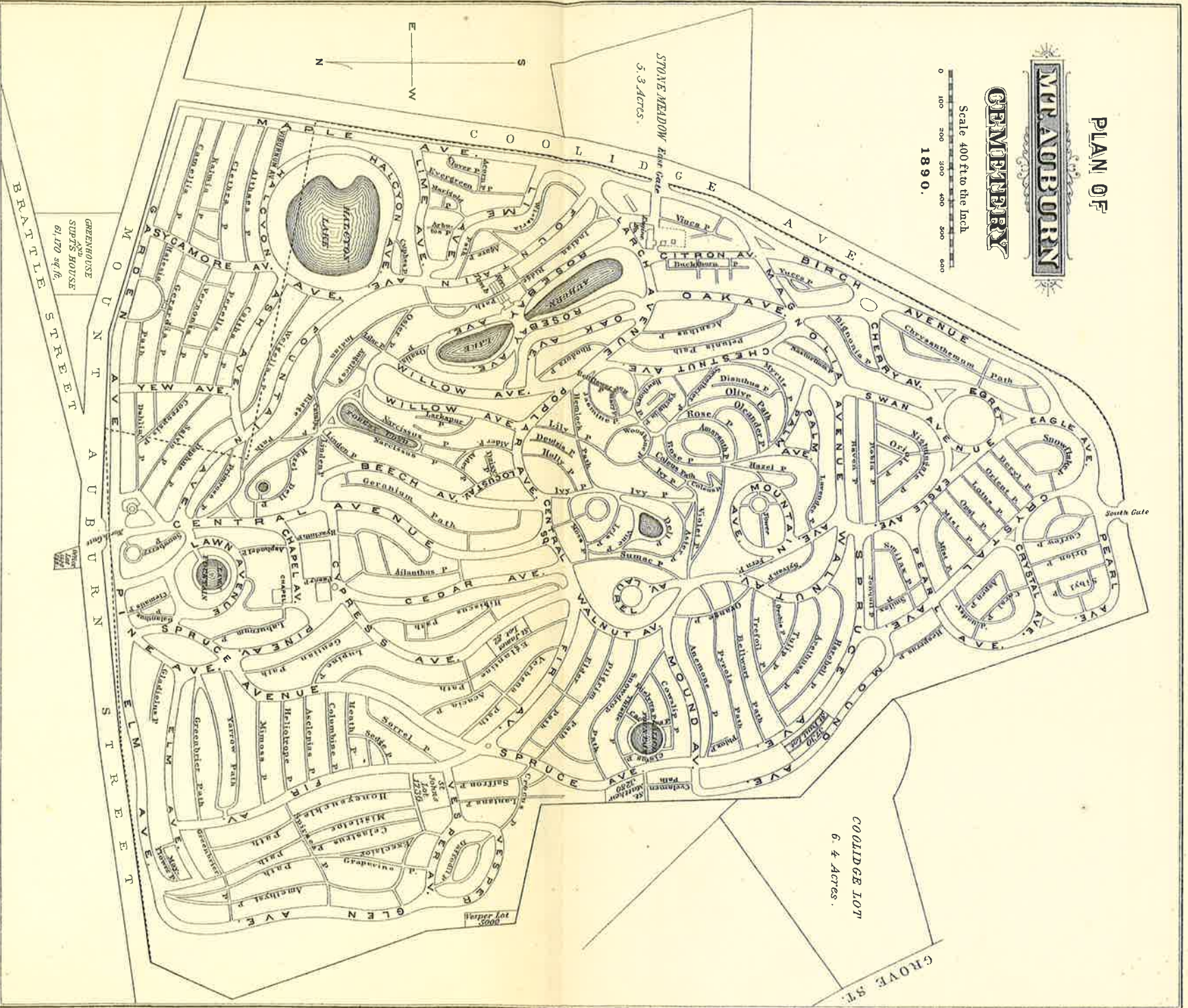
GEMMETER

Scale 400 ft to the Inch
0 100 200 300 400 500 600
1890.



STONE MEADOW 3.3 Acres.

COULDGE LOT 6.4 Acres.



GREENHOUSE AND SUITS HOUSE 6,170 sq. ft.

Proprietors of the Cemetery of Mount Auburn.

Office of the Corporation, 5 Tremont Street.

BOSTON, Jan. 24, 1891.

The Annual Meeting of the Proprietors of the Cemetery of Mount Auburn will be held at the Horticultural Hall, Tremont Street, Boston, on Monday, Feb. 2, at 3 1-2 o'clock P. M., to hear the Annual Reports, choose Trustees and transact any other business that may legally come before the meeting.

L. G. FARMER, Secretary.